

FOR LEASE



LEADERS WAREHOUSE

STORAGE IN NORTHERN SIOUX FALLS

Bender
COMMERCIAL



**2800 W 3RD ST, NORTH BAY
SIOUX FALLS, SD**



5,640 SF



**\$7.75/SF NNN
EST NNN: \$1.60/SF**

- Warehouse/Shop space located near Kiwanis Avenue along 3rd Street.
- Space has two (2) 14' grade-level doors.
- Includes a small office area with restroom.
- Zoned I-1 Light Industrial.
- 20' sidewall height.
- Space has forced-air heat, updated lighting, and a floordrain.
- Outside storage available.

BRADYN NEISES, SIOR | bradyn@benderco.com | 605-579-0189



Bender Commercial Real Estate Services | 305 West 57th Street, Sioux Falls, SD 57108 | 605-336-7600 | benderco.com

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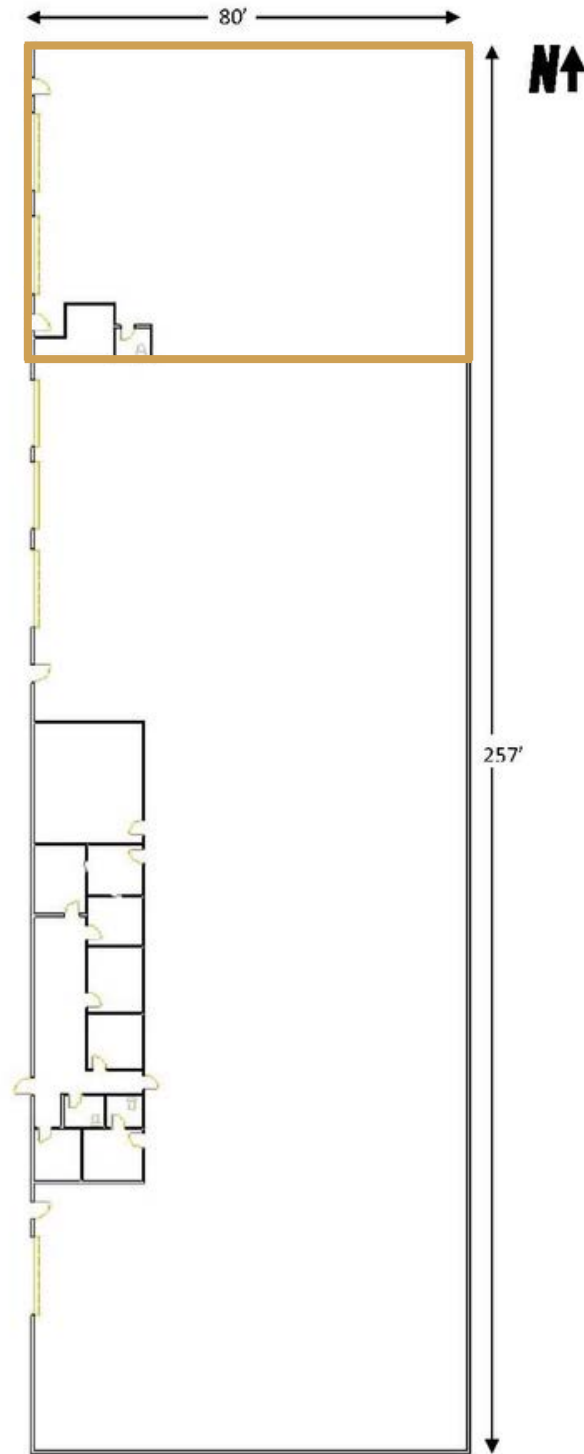
WAREHOUSE/SHOP SPACE FOR LEASE



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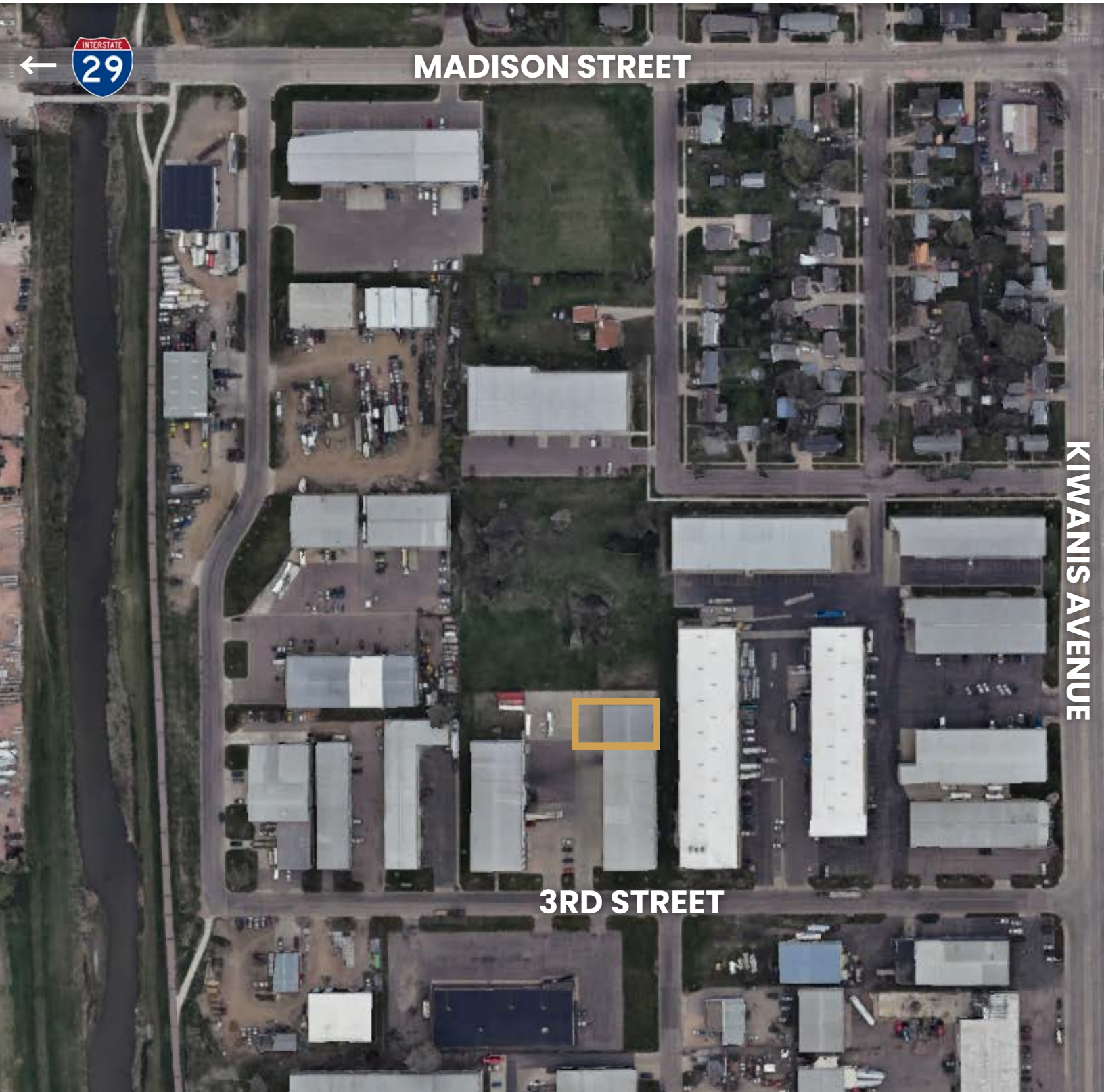
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